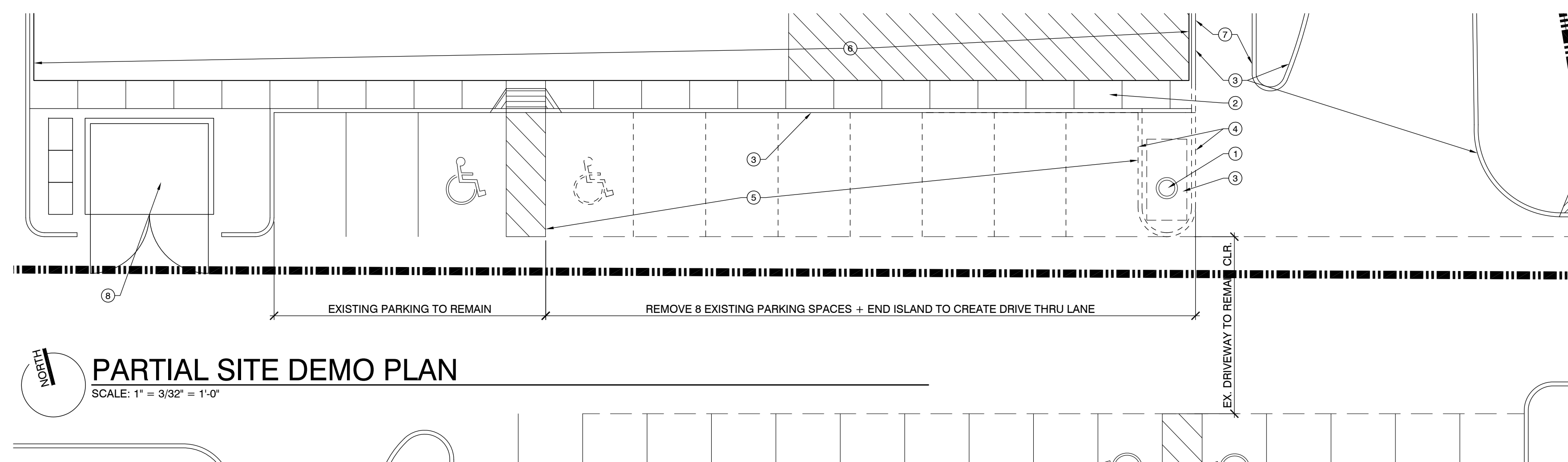
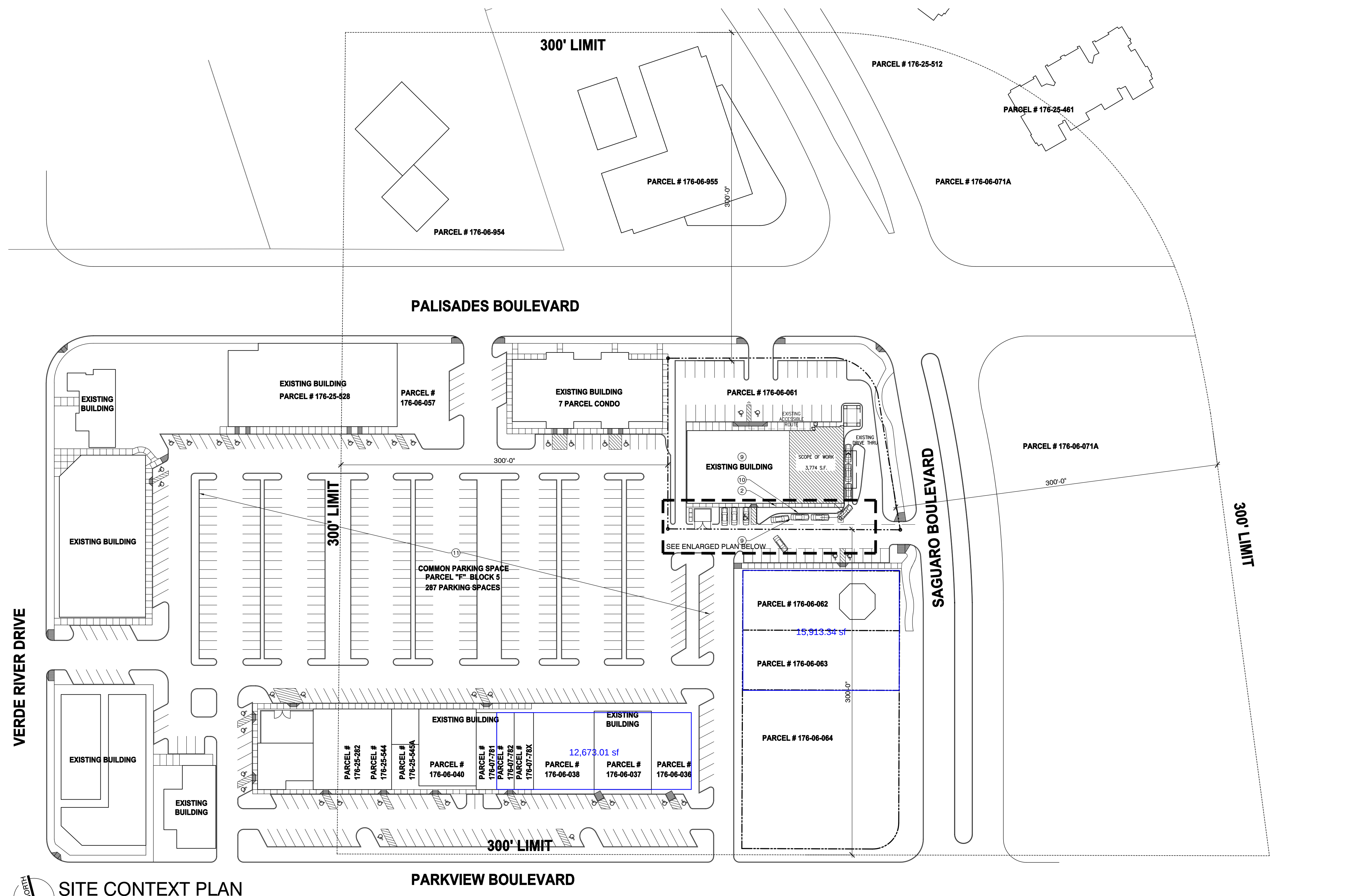
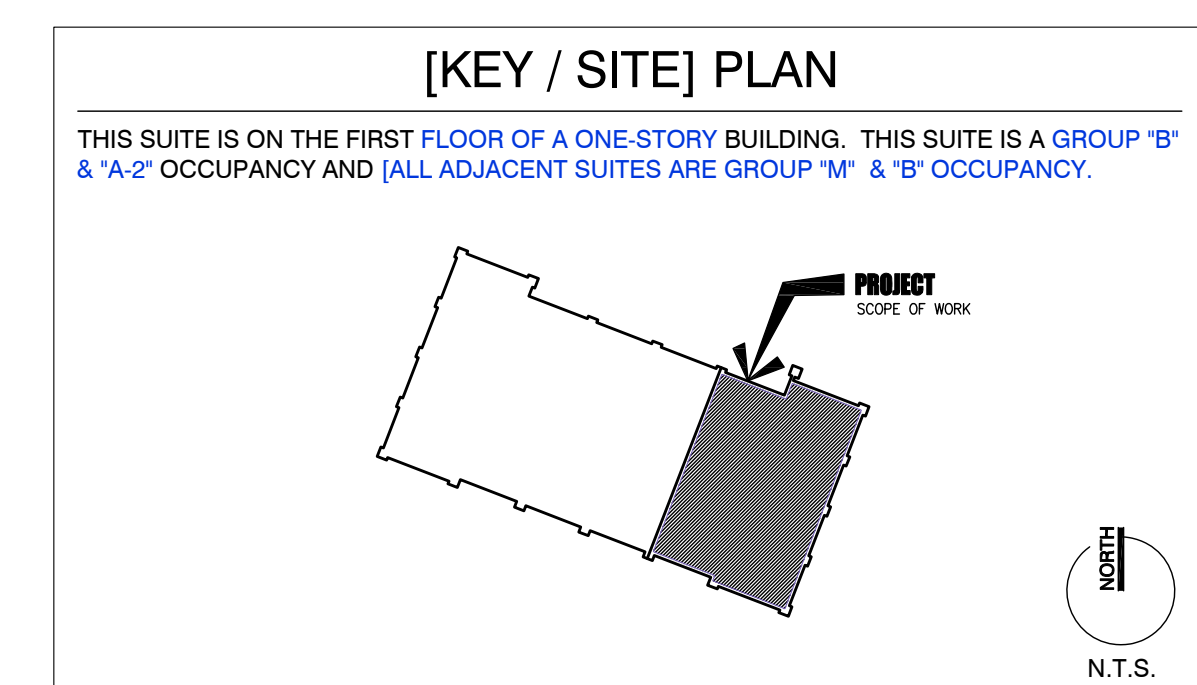
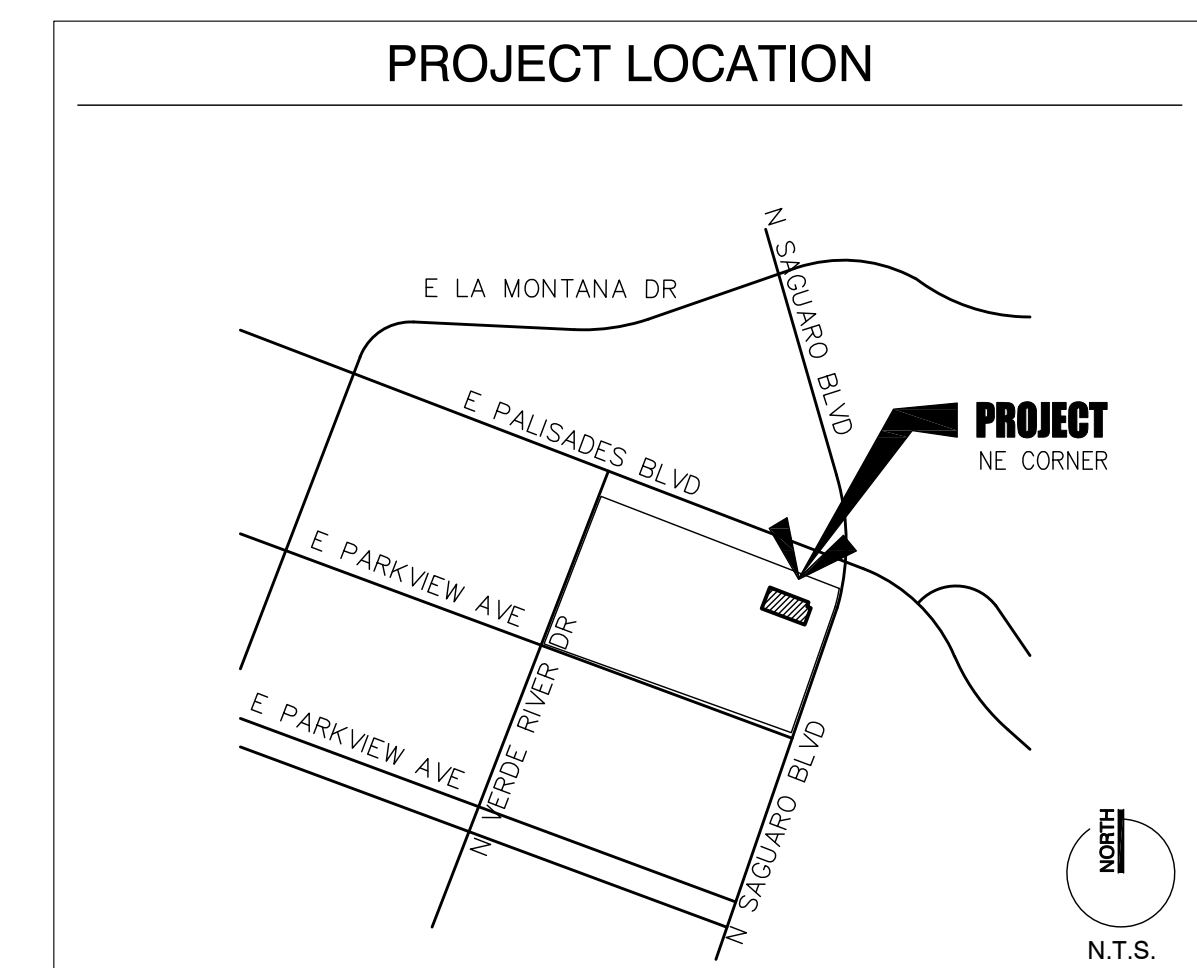




PROJECT DATA		
PROJECT ADDRESS:	13212 N. SAGUARO BLVD. FOUNTAIN HILLS, ARIZONA 85284	
A.P.N.:	176-06-061	
TENANT NAME:	DAIRY QUEEN ADDRESS CITY, STATE ZIP CODE	
CONTACT:	NAME (XXX) XXX-XXXX	
PROJECT AREA:	3,774 S.F.	
BUILDING AREA:	11,260 S.F.	
OCCUPANCY:	A-2 / B (GENERAL OFFICE) NO OCCUPANCY SEPARATION REQUIRED	
OCCUPANT LOAD:	3,774 S.F. / [100] [150] = XX (XX EXITS REQUIRED)	
CONSTRUCTION TYPE:	5B WITH AUTOMATIC SPRINKLERS	
PROPERTY ZONING:	C-2	
FIRE SPRINKLERS:	YES (SEPARATE PERMIT)	
FIRE ALARMS:	YES (SEPARATE PERMIT)	
BUILDING CODES:	ALL CONSTRUCTION SHALL COMPLY WITH THE FOLLOWING CODES AND AMENDMENTS PER THEIR ADOPTING ORDINANCES: XXXXXX	
BLDG. PARKING REQUIRED:	11,260 S.F. / 275	= 41 SPACES
PARKING PROVIDED:	41 EXISTING. WE ARE PROPOSING TO ELIMINATE 8 SPACES ON THIS PARCEL AND USE 8 SPACES FROM THE COMMON PARKING AREA THAT IS SHARED PARKING.	
DESCRIPTION OF WORK:	COMMERCIAL TENANT IMPROVEMENT INTERIOR REMODEL PROJECT. WORK INCLUDES: MINOR DEMOLITION, NEW INTERIOR PARTITIONS, MECHANICAL, PLUMBING AND ELECTRICAL AND FIRE PROTECTION. NO STRUCTURAL OR EXTERIOR MODIFICATIONS. NO MEDICAL GAS IN SCOPE OF WORK. FIRE PROTECTION UNDER SEPARATE PERMIT.	



KEYNOTES

1. EXISTING BURIED GREASE INTERCEPTOR TO REMAIN IN PLACE. MANHOLE LID TO BE LOWERED AS REQUIRED TO BE FLUSH WITH NEW DRIVE LANE.
2. EXISTING SIDEWALK TO REMAIN IN PLACE.
3. EXISTING CURB TO REMAIN IN PLACE.
4. REMOVE EXISTING CURB AT ISLAND.
5. REMOVE 8 PARKING SPACES TO CREATE DRIVE THRU LANE.
6. EXISTING BUILDING.
7. EXISTING DRIVE THRU LANE.
8. EXISTING TRASH ENCLOSURE TO REMAIN.
9. PROPOSED NEW DRIVE THRU LANE. SEE ENLARGED PLAN ON SHEET A-2. SEE DEMO PLAN BELOW ON THIS SHEET.
10. PROPOSED NEW CONCRETE CURB TO DEFINE NEW DRIVE THRU LANE.
11. EXISTING COMMON PARKING AREA TO TO USED FOR THE 8 SPACES WE ARE DELETING TO CREATE THE DRIVE THRU LANE.

APPROVALS

[illegible]

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SPECIAL USE PERMIT APPLICATION

13212 N. SAGUARO BLVD., SUITE XXX
FOUNTAIN HILLS, ARIZONA 85284

SCALE: 1" = 40'-0"

SCALE: 1/8" = 1'-0"

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Dates
09 03 2025

Drawn By
JGL
Project Number
2025032
Drawing Number

A2